



MINUTES

CITY COUNCIL MEETING

MAY 24, 2005

A regular meeting of the City Council of the City of Rolling Hills Estates was called to order at 7:32 p.m. in the City Council Chambers, 4045 Palos Verdes Drive North, by MAYOR ADDLEMAN.

PLEDGE OF ALLEGIANCE

MAYOR ADDLEMAN led the assembly in the Pledge of Allegiance to the Flag.

ROLL CALL

City Council Members Present: Addleman, Mitchell, Seamans, Zerunyan, Zuckerman

City Staff Present: City Manager Doug Prichard

Assistant City Attorney Stephen Pfahler

Assistant City Manager Sam Wise

Community Services Director Andy Clark

Administrative Analyst Greg Grammer

Interim Finance Director Mike Whitehead

Zoning and Code Administrator Roy Beall

Others Present: Dave Pierson, Park and Activities Commission

Dan O'Day, Planning Commission

CEREMONIAL ITEMS

A. PVP SALUTE TO SERVICE IN RECOGNITION OF MICHAEL R. STEVENS – AIR FORCE CAPTAIN

MAYOR ADDLEMAN described the Salute to Service program stating that COUNCILWOMAN MITCHELL spearheaded this effort to honor those soldiers serving overseas and their families who live on the Peninsula. He thanked Administrative Analyst Grammer for arranging this special ceremony for the family of Air Force Captain Michael R. Stevens. He then presented a certificate, poster and care package to his parents, Marty and Pat Stevens.

Mike Gin, Field Deputy, Supervisor Knabe's Office, extended his congratulations to Mr. and Mrs. Stevens recognizing their son's sacrifice in serving our country.

Kelly Johnson, Principal, Peninsula High School, thanked the COUNCIL for acknowledging the military service. He was pleased to present a duffel bag from the Booster Club to Mr. and Mrs. Stevens noting that Michael lettered in three sports as well as achieving the rank of Eagle Scout while attending PHS and

was very proud of him.

Lt. Colonel Joe Coniglio, Air Force, also expressed his gratitude to the COUNCIL as well as Michael's family for their recognition of those serving in uniform and asked that the community continue to support the military. He also thanked Master Sergeant Roy Beall (Zoning and Code Administrator) for his military service.

Mr. Stevens noted his appreciation to everyone who participated in this presentation.

ROUTINE MATTERS

A. CITY COUNCIL MINUTES OF MAY 10, 2005

COUNCILWOMAN MITCHELL moved, seconded by MAYOR PRO TEM ZUCKERMAN

TO APPROVE THE CITY COUNCIL MINUTES OF MAY 10, 2005 AS PRESENTED.

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

B. ADJOURNED CITY COUNCIL MINUTES – MEETING OF MAY 17, 2005

MAYOR PRO TEM ZUCKERMAN moved, seconded by COUNCILWOMAN SEAMANS

TO APPROVE THE ADJOURNED CITY COUNCIL MINUTES OF MAY 17, 2005 AS PRESENTED.

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

C. DEMANDS AND WARRANTS – MAY

MAYOR PRO TEM ZUCKERMAN moved, seconded by COUNCILWOMAN SEAMANS

TO APPROVE WARRANTS 37418 THROUGH 37464 FOR A TOTAL OF \$191,413.85 with proper audit.

AYES: Addleman, Mitchell, Seamans, Zerunyan, Zuckerman

CONSENT CALENDAR

COUNCILWOMAN SEAMANS pulled Item 6C. to be considered under New Business.

COUNCILWOMAN moved, seconded by MAYOR PRO TEM ZUCKERMAN

TO APPROVE ITEMS A, B, D, AND E.

A. READING OF ORDINANCES AND RESOLUTIONS

Reading in full of all ordinances and resolutions presented for consideration to the City Council will be waived and all such ordinances and resolutions will be read by title only.

B. JPIA MEMBERSHIP FOR AREA E DISASTER MANAGEMENT

APPROVED THE AREA E DISASTER MANAGEMENT (AREA E) APPLICATION FOR MEMBERSHIP IN THE CALIFORNIA JOINT POWERS INSURANCE AUTHORITY.

D. LEAGUE OF CALIFORNIA CITIES PRIORITY FOCUS DATED MAY 6, 2005

RECEIVED AND FILED.

E. LEAGUE OF CALIFORNIA CITIES PRIORITY FOCUS DATED MAY 13, 2005

RECEIVED AND FILED.

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

AUDIENCE ITEMS NOT ON THE AGENDA/WRITTEN AND ORAL COMMUNICATIONS

A. Steve Simeral, Rollingwood, thanked the COUNCIL for their work on the new trash franchise. He noted that, while he was initially opposed to the program, he is now a convert and said it was working out very well.

Mr. Simeral wished to speak on a continuing peafowl problem in his neighborhood and appealed to the COUNCIL for direction on how to humanely treat this problem.

City Manager Prichard noted that the COUNCIL discussed this issue at the recent Policy Development Session where staff was directed to generate alternatives on how to handle a situation where peafowl are showing up in non-established neighborhoods, possible amendments to the ordinance, and a resolution on how to deal with this particular issue. He noted that a report will be brought back to the COUNCIL at a future meeting and that the City will notify the public and Mr. Simeral when it will take place.

PUBLIC HEARINGS/MEETINGS

NONE SCHEDULED

NEW BUSINESS

The following item was pulled from the Consent Calendar and considered under New Business:

6C. UTILITY UNDERGROUNDING STATUS REPORT

Recommendation: That the City Council receive and file this report.

Assistant City Manager Wise provided a staff report (as per agenda material). He reported that a utility meeting took place where it was noted that the Crenshaw Boulevard project is near completion beginning from Palos Verdes Drive North to Silver Spur Road. He then stated that, according to Southern California Edison, this project should be completed by the end of June.

Assistant City Manager Wise notified the COUNCIL that installation of the two riser poles will take place on Saturday with portions of Crenshaw Boulevard being closed for one day only. Additionally, it was suggested to hold a "last pole" ceremony in July if the COUNCIL so desires.

COUNCILWOMAN MITCHELL moved, seconded by MAYOR PRO TEM ZUCKERMAN

TO RECEIVE AND FILE THE UTILITY UNDERGROUNDING STATUS REPORT.

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

A. PLANNING COMMISSION MINUTES OF MAY 16, 2005

COUNCILWOMAN MITCHELL moved, seconded by MAYOR PRO TEM ZUCKERMAN

TO RECEIVE AND FILE THE PLANNING COMMISSION MINUTES OF MAY 16, 2005.

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

B. PARK AND ACTIVITIES COMMISSION MINUTES OF MAY 17, 2005

COUNCILWOMAN MITCHELL moved, seconded by COUNCILWOMAN SEAMANS

TO RECEIVE AND FILE THE PARK AND ACTIVITIES COMMISSION MINUTES OF MAY 17, 2005

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

1. ACTION ITEM FROM PARK AND ACTIVITIES COMMISSION MEETING OF MAY 3, 2005

City Manager Prichard noted that this item involves real property negotiations, and it is staff's

recommendation to present a report, receive public testimony, and then defer this matter to Closed Session.

Recommendation: That the City Council renew for three years the lease to Mr. Fitzpatrick for property located at 2518 Palos Verdes Drive North at the current monthly rate providing that Mr. Fitzpatrick repaint the building, add proposed additional landscaping (to be approved the Park and Activities Commission), and reslurry the parking lot area in front of the building (to be monitored and approved by staff).

Community Services Director Clark provided a staff report (as per agenda material).

Chris Fitzpatrick, Tenant, commented that he loves this location and wished to extend his lease. He noted that if this request was granted, he would provide various improvements to the site.

Bridget Carman, Vice President, Larga Vista Governmental Affairs, reminded the COUNCIL that, prior to this lease terminating, alternative uses were to be reviewed and discussed. She noted her understanding that this use would return to its original open space zone. In referring to the Park and Activities Commission's recommendation, she stated her opinion that they did not seem to understand the intent of the COUNCIL or consider the concerns of the community. She suggested the City Property Reuse Committee be reinstated to meet and discuss this issue.

Kirk Mueller, President, Georgette Canyon Homeowners' Association, commented that Mr. Fitzpatrick has been a very good tenant. He noted that once the Community Center was built, the corner was to be landscaped as it is a gateway to the City. He recommended that, if the lease stays in place, the rent monies could be designated to improve that site.

COUNCILMAN ZERUNYAN wished to clarify that Mr. Mueller would be agreeable to an extension of the lease, but believed this to be inconsistent with what the community wants. Mr. Mueller explained that the end result is to have the building removed.

COUNCILMAN ZERUNYAN inquired that if the COUNCIL did not choose to renew the lease, would Mr. Mueller be opposed to that recommendation. Mr. Mueller indicated that he would not, but reiterated his desire to clear the lot.

MAYOR PRO TEM ZUCKERMAN inquired if Mr. Mueller was speaking on his own behalf or that of the homeowners' association. Mr. Mueller indicated that he has spoken to his neighbors and found that they are also in favor of creating a park at that corner.

COUNCILWOMAN SEAMANS noted that the City recently entered into a contract with Blue Door Landscape Designers for the Community Center and is awaiting a design plan. She also noted that demolishing the leased building should not be a problem, but did remind everyone that the City currently receives a monthly rent of \$1,000.

City Manager Prichard noted that, in previous COUNCIL discussions, staff was directed to inform Mr. Fitzpatrick of the City's intent to allow his lease to expire on August 31 and not renew it. Additionally, he stated that the Park and Activities Commission was given direction to consider alternative uses for the site that would be compatible with the Community and Nature Centers, but did not offer any other options.

Mr. Mueller inquired when the design plan might be submitted. Community Services Director Clark indicated that it should be received within the next 30 days. Mr. Mueller then requested to be notified when this item comes before the COUNCIL.

It was the consensus of the COUNCIL

TO DEFER THIS ITEM TO CLOSED SESSION FOR DISCUSSION.

THERE BEING NO OBJECTION, MAYOR ADDLEMAN SO ORDERED.

C. MBIA PROPERTY TAX ADDENDUM

Recommendation: That the City Council approve the agreement with MBIA MuniServices Company for property tax compliance services.

Interim Finance Director Mike Whitehead provided a staff report (as per agenda material).

Discussion ensued with Jaime Rojas, MBIA Consultant, responding to various questions posed by MAYOR PRO TEM ZUCKERMAN.

MAYOR ADDLEMAN commended MBIA MuniServices on a job well done.

COUNCILWOMAN SEAMANS moved, seconded by MAYOR PRO TEM ZUCKERMAN

TO APPROVE THE AGREEMENT BETWEEN THE CITY AND MBIA MUNISERVICES COMPANY FOR PROPERTY TAX COMPLIANCE SERVICES SUBJECT TO CITY ATTORNEY REVIEW AND APPROVAL.

AYES: Addleman, Mitchell, Seamans, Zerunyan, Zuckerman

CITY ATTORNEY ITEMS

NONE

CITY COUNCIL/REGIONAL COMMITTEE REPORTS: This item provides the opportunity for Members of the City Council to provide information and reports to other Members of the City Council and/or the public on any issues or activities of currently active Council Committees, ad hoc committees, regional or state-wide governmental associations, special districts and/or joint powers authorities and their various committees on which Members of the City Council might serve or have an interest, which are not otherwise agendized.

A. COUNCILWOMAN SEAMANS reported that the SBCCOG is involved in the following issues: 1) Launching an effort to gain additional representation on the South Coast Air Quality Management Board of Directors for the westside cities with the assistance of a consultant and the League of California Cities Los Angeles County Division; 2) Opposition of the 310 area code split/overlay; and 3) Telecommunication changes with the assistance of Interim Finance Director Mike Whitehead who may help formulate a request for proposal to sort out this matter.

B. MAYOR ADDLEMAN noted the COUNCIL attended the California Contract Cities Annual Business Seminar which was very informative.

C. MAYOR ADDLEMAN informed everyone that another Waste Management brochure will be sent out to residents reminding them on how to properly place their trash receptacles at the curb.

D. MAYOR ADDLEMAN inquired if the COUNCIL was available to meet on June 14 at 5:00 p.m. for the Budget Study Session prior to the regularly scheduled meeting at 7:30 p.m.

City Manager Prichard noted that another date and time is necessary to meet with the COUNCIL to discuss the management analysis.

MAYOR AND COUNCIL ITEMS: This item provides the opportunity for Members of the City Council to request information on currently pending projects and/or issues of public concern, direct that an item be agendized for future consideration and/or make announcements of interest to the public.

NONE

At 8:30 p.m., the CITY COUNCIL convened into closed session.

CLOSED SESSION

A. CONFERENCE WITH LEGAL COUNSEL – PENDING LITIGATION

(Pursuant to Government Code Section 54956.9(a))

WALLACE V. CITY OF ROLLING HILLS ESTATES

NO ACTION WAS TAKEN.

B. CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Government Code Section 54956.8)

Property: 2518 Palos Verdes Drive North

City Negotiators: City Manager Prichard

Assistant City Attorney Stephen Pfahler

Negotiating Parties: Chris Fitzpatrick

Under Negotiation: Lease

WITHOUT OBJECTION, STAFF WAS DIRECTED TO HAVE THE BUILDING DEMOLISHED AT THE END OF THE LEASE TERM AND ADVISE BLUE DOOR LANDSCAPE CONSULTANTS TO INCORPORATE THE AREA INTO AN OVERALL LANDSCAPE PLAN FOR THE CORNER PROPERTY.

At 9:00 p.m. the COUNCIL reconvened with MAYOR ADDLEMAN, MAYOR PRO TEM ZUCKERMAN, COUNCILWOMAN MITCHELL, COUNCILWOMAN SEAMANS, and COUNCILMAN ZERUNYAN present.

ADJOURNMENT

At 9:00 p.m., MAYOR ADDLEMAN formally adjourned the City Council meeting to June 14, 2005 at 7:30 p.m. in the City Hall Council Chambers.

Submitted by, Approved by,

Hope J. Nolan Douglas R. Prichard

Deputy City Clerk City Clerk

Disclaimer

Website by: Baseline Networks